

After Recording Return To:
MARTIN LIND
127 E. Fairhaven
Burlington, WA 98233



200005110079
Kathy Hill, Skagit County Auditor
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DECLARATION OF FORFEITURE

PURSUANT TO THE REVISED CODE OF WASHINGTON
CHAPTER 61.30, et. seq.

TO:

ELIAS B. LOPEZ
GENEVA V. LOPEZ
720 N. 6th & 720 ½ N. 6th
Mount Vernon, WA 98273

GENEVA V. LOPEZ
319 Evergreen Street
Mount Vernon, WA 98273

CITY OF MOUNT VERNON
PO Box 809
Mount Vernon, WA 98273

SKAGIT COUNTY TREASURER
Skagit County Courthouse Rm. 101
Mount Vernon, WA 98273

DAVID YAMASHITA
Attorney At Law
1303 S. 2nd St
Mount Vernon, WA 98273

DARREN ACOBA
Attorney At Law
PO Box 12
Burlington, WA 98233

RE: Auditor's File No. 9601230043

(a) The name, address and telephone number of the Seller and the Seller's Attorney are:

Seller:

KEITH HAGEN and ANITA HAGEN
41091 Ingersoll Rd
Concrete, WA 98237

Attorney:

MARTIN LIND
127 E. Fairhaven
Burlington, WA 98233
360-755-9631

(b) **DESCRIPTION OF CONTRACT:**

Real Estate Contract dated the 16th day of January, 1996, executed by KEITH HAGEN AND ANITA HAGEN, husband and wife, Sellers, and ELIAS B. LOPEZ AND GENEVA V. LOPEZ, husband and wife, as Purchasers, which Contract or a Memorandum thereof was recorded under Auditor's File No. 9601230043 on the 23RD day of January, 1996, records of SKAGIT COUNTY, Washington.

(c) **LEGAL DESCRIPTION OF PROPERTY:**

Tax parcel # 3750-005-002-0003 (P54023)

Lot 2, Block 5, "PAPE'S ADDITION TO THE CITY OF MOUNT VERNON", as per plat recorded in Volume 3 of Plats, page 59, records of Skagit County, Washington

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

(d) **FORFEITURE:**

This Contract described above is forfeited, the Purchasers' rights under the Contract are cancelled and all right, title and interest in the property of the Purchasers and of all persons claiming an interest in the Contract, the property or any portion of either through the Purchasers are terminated except the following persons and claims:

NONE



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(e) SURRENDER OF PREMISES:

All persons whose rights in the property have been terminated and who are in or come into possession of any portion of the property (including improvements and unharvested crops) are required to surrender such possession to the Seller not later than May 22nd, 2000.

(f) COMPLIANCE WITH STATUTORY PROCEDURE:

The Contract forfeiture was conducted in compliance with the requirements of RCW Chapter 61.30 and the applicable provisions of the Contract described above.

(g) ACTION TO SET ASIDE:

If the Sellers did not have the right to forfeit the Contract or failed to comply with the provisions of RCW Chapter 61.30, the Purchasers and any person claiming any interest in the Purchasers' rights under the Contract or in the property who were given the Notice of Intent to Forfeit and the Declaration of Forfeiture have the right to commence a court action to set aside the forfeiture by filing and serving a summons and complaint within sixty days after the date the Declaration of Forfeiture was recorded.

DATED the 9 of May, 2000.
35241
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

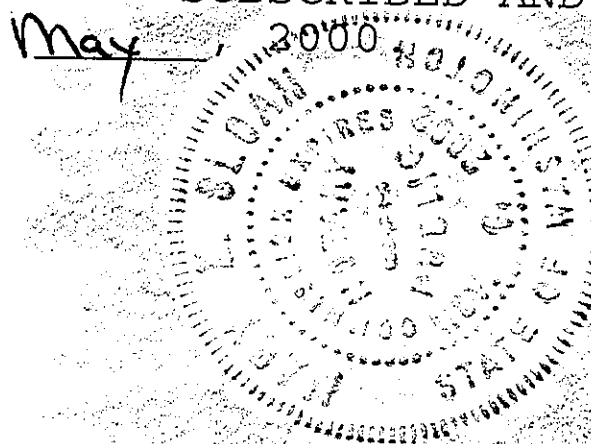
MAY 11 2000

Amount Paid \$ 00
By 00 Skagit Co. Treasurer
Deputy

Keith Hagen
KEITH HAGEN

Anita Hagen
ANITA HAGEN

SUBSCRIBED AND SWORN to before me this 9 day of May, 2000



Mary E. Sloan

Printed Name: Mary E Sloan

Notary Public in and for the State of
Washington, residing at Mt. Vernon

My commission expires: 11-6-02



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